

OIRO

£420,000

Garnham
H Bewley

76 Dorset Avenue, East Grinstead



- Detached Bungalow
- Two Double Bedrooms
- Three Reception Areas
- Separate Kitchen
- Separate Shower Room
- Generous Garden
- Detached Garage & Driveway
- Opportunity To Extend & Refurbish

For further information contact Garnham H Bewley:

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76 Dorset Avenue, East Grinstead, West Sussex RH19 2AE

Charming Detached Two-Bedroom Bungalow with Huge Potential for Refurbishment and Extension

Property Overview: Nestled in a desirable location, this detached two-double-bedroom bungalow presents an exciting opportunity for buyers seeking a project to refurbish and extend to suit their personal tastes. Offering great potential, the property is in need of work throughout, but with a little imagination and effort, it could be transformed into a stunning home. **Accommodation:** This bungalow features three spacious reception areas, ideal for a family looking to create versatile living spaces. Whether you envision a large open-plan lounge, a separate dining area, or even a study, these rooms offer endless possibilities. The separate kitchen, though in need of modernisation, provides a functional space with the opportunity to create a stylish, contemporary cooking and dining area. The two double bedrooms are generously sized, offering comfortable living for individuals or a couple.

The layout of the bungalow ensures a flexible use of space, allowing you to reconfigure the rooms to suit your needs.

External Features: Outside, the property boasts a large garden, perfect for outdoor enthusiasts or those who enjoy entertaining. The sizable plot offers ample space for potential extension (subject to planning permissions), and the garden provides a blank canvas to create a private, tranquil retreat. The driveway can accommodate multiple vehicles, providing off-road parking for residents and guests, with additional space to the front and side of the property. The detached garage offers further storage space, ideal for tools, hobbies, or parking a vehicle. The property is also positioned close to the town centre and schools, making it a perfect location for families and those looking to enjoy the convenience of nearby amenities.



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Accommodation

Entrance Porch

Entrance Hallway

Lounge

21' 1" x 12' 0" (6.43m x 3.66m)

Dining Room

12' 0" x 8' 0" (3.66m x 2.44m)

Conservatory

11' 0" x 9' 0" (3.35m x 2.74m)

Bedroom

12' 0" x 10' 11" (3.66m x 3.33m)

Bedroom

11' 0" x 10' 11" (3.35m x 3.33m)

Shower Room

6' 10" x 5' 11" (2.08m x 1.80m)

Lean To / Utility Area

23' 0" x 5' 0" (7.01m x 1.52m)

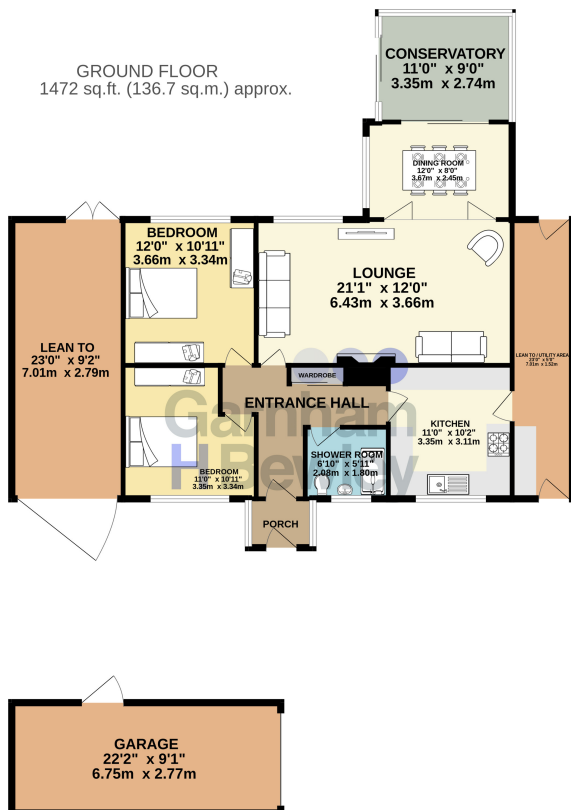
Lean To

23' 0" x 9' 2" (7.01m x 2.79m)

Garage

22' 2" x 9' 1" (6.76m x 2.77m)

Garden & Driveway



TOTAL FLOOR AREA : 1472 sq.ft. (136.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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NEAREST STATIONS

East Grinstead Station - 0.8 miles

Dormans Station - 1.6 miles

Lingfield Station - 2.8 miles

All dimensions are approximate and are quoted for guidance only, their accuracy cannot be confirmed. Reference to appliances and/or services does not imply they are necessarily in working order or fit for the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property, the position regarding any fixtures and fittings and where the property has been extended/converted as to Planning Approval and Building Regulations compliance. These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Where a room layout is included this is for general guidance only, it is not to scale and its accuracy cannot be confirmed

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